



For Lease
Upper Level
Retail/Office Space

730 E. Kimberly Road

Davenport, Iowa 52807

Lease Rate: \$8.00 PSF/yr (NNN)

For more information:

Shawn Langan

563.343.6597

slangan@ruhlcommercial.com

Property Features

- Upper level retail/office space available on busy Kimberly Road
- Lighted intersection for easy access and exiting
- Great signage visibility to over 30,000 vehicles per day
- Four large private offices plus and open floor plan for collaboration
- Ample parking
- Handicap accessible
- Total CAM expense: \$4.60 PSF
- Available for a 3 year lease

BUILDING SIZE: 10,092 SF

AVAILABLE SF: 2,654 SF

LOT SIZE: 0.80 Acres

ZONING: C-2

MLS ID: 7037023



THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY THE OWNER OF THE PROPERTY OR OTHER SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE.

UPDATED: 6.22.17

5111 Utica Ridge Road
Davenport, IA 52807
563.355.4000

ruhlcommercial.com



For Lease
**Upper Level
 Retail/Office Space**



Population

TOTAL POPULATION
 MEDIAN AGE
 MEDIAN AGE (MALE)
 MEDIAN AGE (FEMALE)

1 Mile

9,131
 32.2
 30.4
 34.4

3 Miles

74,364
 34.9
 33.5
 36.2

5 Miles

165,849
 35.2
 34.2
 36.3

Households & Income

TOTAL HOUSEHOLDS
 # OF PERSONS PER HH
 AVERAGE HH INCOME
 AVERAGE HOUSE VALUE

1 Mile

4,071
 2.2
 \$53,252
 \$206,549

3 Miles

31,532
 2.4
 \$57,270
 \$183,548

5 Miles

68,111
 2.4
 \$57,029
 \$165,147

THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY THE OWNER OF THE PROPERTY OR OTHER SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE.

UPDATED: 6.22.17

5111 Utica Ridge Road
 Davenport, IA 52807
 563.355.4000
ruhlcommercial.com